



# PUBLIC HEARING

## **ZONING HEARING** **COMMUNITY ZONING APPEALS BOARD – 10** **TUESDAY, JULY 30, 2013 – 6:30 P.M.** **WOMEN’S PARK** **10251 WEST FLAGLER STREET, MIAMI, FLORIDA.**

**THE LIST BELOW CONTAINS ZONING ITEM(S) WHICH MAY BE OF INTEREST TO YOUR IMMEDIATE NEIGHBORHOOD.**

**1. FRANCISCO & SOFIA BARRERO (12-103)**

Location: 11416 SW 35 Lane, Miami-Dade County, Florida.

Size of property: 4,128 Sq. Ft

The applicants are requesting to modify a previously approved resolution to allow the applicant to submit a new site plan showing addition(s) to an existing sing-family residence. Additionally, the applicants are requesting to permit an addition to the single-family residence, and a shed with setback to be less than required from property lines, on this site.

**2. PAN AMERICAN CORAL TERRACE, LTD (12-147)**

Location: Lying East of SW 71 Avenue, between SW 24 Street (Coral Way) and SW 29 Road, Miami-Dade County, Florida.

Size of property: 14,866 Acres

The applicant is requesting a zone change from IU-3 (Industry Unlimited) and BU-2 (Business-Special) to BU-2 (Business-Special), on this site. Additionally, the applicant is requesting an special exception to permit a package liquor store to be spaced less than required from other legally established alcoholic establishments and spaced less than required from churches and schools. Also, the applicant is requesting to waive sign regulations and to permit accompanying requests, on this site.

**3. DELTA ONE ENTERPRISE, LLC (12-155)**

Location: 8427 Bird Road, Miami-Dade County, Florida

Size of property: 0.42 Acre

The applicant is requesting an unusual use to permit outdoor display of rental equipment and tools, and to modify a previously approved resolution to allow the applicant to submit plans showing the addition of the proposed open display area for equipment and tools on the property. Additionally, the applicant is requesting non-use variances to permit less landscape open space and parking spaces than required, and to permit accompanying requests, on this site

**4. MAURI INVESTMENTS PROPERTY, INC. (13-002)**

Location: 10000 SW 40 Street, Miami-Dade County, Florida.

Size of property: 77.42' X 125'

The applicant is requesting a use variance to permit semi-profession office uses on this site as would be permitted in more restrictive zoning district. Additionally, the applicant is requesting non-use variances to permit less lot trees, less square footage than required and to permit accompanying requests, on this site.

**5. LAROC, LLC (13-012)**

Location: 14500 SW 8 Street, Miami-Dade County, Florida.

Size of property: 5 Acres

The applicant is requesting a non-use variance to waive zoning requirements to permit a hand car wash to be conducted under an open canvas roofed area, on this site.

**6. JORGE AND ELENA ARTILES (13-027)**

Location: 2581 SW 148 Court, Miami-Dade County, Florida.

Size of property: 65' X 100.011'

The applicants are requesting a non-use variance to permit a covered terrace addition to a single-family residence setback(s), to be less than required from property line(s), on this site.

**7. MAURO AND ENA ALVAREZ (13-031))**

Location: 15015 SW 12 Terrace, Miami-Dade County, Florida.

Size of property: 56' X 105'

The applicant is requesting a use variance to permit semi-professional office uses on this site as would be permitted in a more restrictive zoning district. Additionally, the applicant is requesting non-use variances to permit less lot trees, less square footage than required and to permit accompanying requests, on this site.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this board.

Registration is available to any Homeowner's Association desiring that notice be provided to its president on zoning hearings involving its area of interest. For more information on this registration procedure, please call the GIS Service/Geomatics Section at (305) 375-2800.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating services, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

**Maps and other data pertaining to these items are available for inspection at the MIAMI-DADE COUNTY DEPARTMENT OF REGULATORY AND ECONOMIC RESOURCES, (RER), 11<sup>TH</sup> FLOOR, 111 NW First Street, Miami, Florida. If further information is desired, call (305) 375-2640, Hearing Section, or visit our WEB site at: [www.miamidade.gov/business/zoning.asp](http://www.miamidade.gov/business/zoning.asp)**

**Please refer to the hearing number when making an inquiry.**

Miami-Dade County provides equal access and equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call the (RER) Development Services Division ADA Coordinator, at (305) 375-1244 at least five days in advance of the meeting.

\* A person who decides to appeal any decision made by any board, agency or commission with respect to any matter considered at this meeting or hearing, will need a record of the proceedings. Such person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based five days in advance.

**For legal ads online, go to <http://legalads.miamidade.gov>**